

2016-004363

Klamath County, Oregon

BLBL

NO PART OF ANY STEVENS-NESS FORM MAY BE REPRODUCED



00185741201600043630010013

04/29/2016 10:42:57 AM

Fee: \$42.00

SPACE RESERVED
FOR
RECORDER'S USE

KERRY LEWIS
6704 Waggoner Ct., K.F. Or 97603

Grantor's Name and Address

Jennifer Hand
4420 Bartlett Ave
Klamath Falls OR 97603

Grantee's Name and Address

After recording, return to (Name and Address):

Jennifer Hand
5135 Mazama Dr.
Klamath Falls OR 97603

Until requested otherwise, send all tax statements to (Name and Address):

Jennifer Hand
5135 Mazama Dr.
Klamath Falls OR 97603

WARRANTY DEED - STATUTORY FORM

I, Kerry Lewis transfer ownership to Jennifer Hand of property
at 5135 Mazama Dr. Klamath Falls Oregon 97603, Grantor,
conveys and warrants to Jennifer Hand

Grantee,

the following described real property free of encumbrances, except as specifically set forth herein, situated in Klamath
County, Oregon: Lot 9, Block 1, Tract 20, 1044, Wemsky Park

(IF SPACE INSUFFICIENT, CONTINUE DESCRIPTION ON REVERSE)

The property is free from encumbrances, except (if none, so state):

The true consideration for this conveyance is \$ 150,000.00 (Here, comply with the requirements of ORS 93.030.)

DATED April 29, 2016; any signature on behalf of a business or other entity is made with the
authority of that entity.

BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON TRANSFERRING FEE TITLE SHOULD
INQUIRE ABOUT THE PERSON'S RIGHTS, IF ANY, UNDER ORS 195.300, 195.301 AND 195.305 TO 195.336 AND
SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2 TO 9 AND 17, CHAPTER 855, OREGON
LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010. THIS INSTRUMENT DOES NOT ALLOW
USE OF THE PROPERTY DESCRIBED IN THIS INSTRUMENT IN VIOLATION OF APPLICABLE LAND USE LAWS
AND REGULATIONS. BEFORE SIGNING OR ACCEPTING THIS INSTRUMENT, THE PERSON ACQUIRING FEE TITLE
TO THE PROPERTY SHOULD CHECK WITH THE APPROPRIATE CITY OR COUNTY PLANNING DEPARTMENT TO
VERIFY THAT THE UNIT OF LAND BEING TRANSFERRED IS A LAWFULLY ESTABLISHED LOT OR PARCEL, AS
DEFINED IN ORS 92.010 OR 215.010, TO VERIFY THE APPROVED USES OF THE LOT OR PARCEL, TO DETER-
MINE ANY LIMITS ON LAWSUITS AGAINST FARMING OR FOREST PRACTICES, AS DEFINED IN ORS 30.930, AND
TO INQUIRE ABOUT THE RIGHTS OF NEIGHBORING PROPERTY OWNERS, IF ANY, UNDER ORS 195.300,
195.301 AND 195.305 TO 195.336 AND SECTIONS 5 TO 11, CHAPTER 424, OREGON LAWS 2007, SECTIONS 2
TO 9 AND 17, CHAPTER 855, OREGON LAWS 2009, AND SECTIONS 2 TO 7, CHAPTER 8, OREGON LAWS 2010.

STATE OF OREGON, County of Klamath

This instrument was acknowledged before me on April 29th 2016
by Kerry Michael Lewis

This instrument was acknowledged before me on

by

as

of



OFFICIAL SEAL
DEBORAH TORRIE
NOTARY PUBLIC - OREGON
COMMISSION NO. 479138
My Commission Expires AUGUST 20, 2017

Deborah Torrie
Notary Public for Oregon

My commission expires August 20th 2017